



# COUNTY OF SAN DIEGO

## DEPARTMENT OF PLANNING AND LAND USE:

### ACKNOWLEDGEMENT OF RISK ASSOCIATED WITH PROCESSING OF SUBDIVISION APPLICATION

The County of San Diego is currently in the process of amending the County General Plan (General Plan Update) and has been given direction to prepare further amendments for areas of the County formerly under the Forest Conservation Initiative (FCI) land use designations. On August 6, 2003 and December 8, 2010 the Board of Supervisors took actions pursuant to Section 66474.2(b) of the State Subdivision Map Act for Tentative Map (TM) and Tentative Parcel Map (TPM) applications that will be affected by the General Plan Update and the Amendments to FCI lands. The Board's action requires that all newly filed applications for TMs and TPMs must conform with whatever General Plan is in effect at the time the subdivision map is approved.

As a result of this action, TMs or TPMs which have not been considered by County decision makers prior to the adoption of the General Plan Update or FCI Amendments will be subject to the General Plan maps and policies which may include changes to the currently allowed density under the the existing General Plan. The risks associated with applicants processing TM and TPM applications that are not consistent with the GP Update or FCI Amendments could result in:

- The subdivision being inconsistent with the effective General Plan therefore the project is no longer approvable;
- Forfeiture of all filing and processing fees paid to the County during the processing of the subdivision map; and
- Additional time delays and money needed to modify the subdivision map to be made consistent with the General Plan Update or FCI Amendment densities and land use policies.

This document puts property owners filing subdivision applications on notice that their TM or TPM must be consistent with the land use designation of the effective General Plan at the time of project approval and requests property owners' acknowledgement of the risk associated with filing a TM or TPM reflecting existing General Plan designations. It is important to note that this acknowledgement also applies to applicants filing applications for TM and TPM time extensions and map revisions.

I have read and understand all of the above information related to the pending General Plan Update and Amendments to former FCI lands, and I acknowledge that I am proceeding with the processing of my application at my own risk and have been informed that my subdivision map must be consistent with the General Plan in effect at the time of project approval.

#### PROPERTY OWNER'S ACKNOWLEDGMENT:

Signature \_\_\_\_\_

Print Name \_\_\_\_\_

Number & Street \_\_\_\_\_

City, State & Zip \_\_\_\_\_

Date \_\_\_\_\_

